

9 October 1996

Municipal Commissioners,  
All Municipal Corporations  
(except BrāhanMumbai Municipal Corporation)

Subject: Development Control Regulations  
Directive under Section 154 of the  
Maharashtra Regional and Town  
Planning Act, 1966

It has been brought to the notice of Government that the Department of Telecommunication, Government of India is issuing licenses to private companies in order to set up a Cellular Mobile Telecommunication System in Corporation towns in Maharashtra State. This system requires establishing number of base stations all over the town. Each base station will be consisting of number of antennae installed on the roof tops and electronic equipment associated are required to be installed in the semi-permanent structures to be constructed on the top of the buildings.

The Development Control Regulations for Corporations may or may not contain a provision to allow such kind of semi-permanent construction upto 20 sqm built up area free of FSI.

Government after examining the issue in detail has come to the conclusion that the companies to whom the valid license is issued by the Department of Telecommunication Government of India require this facility and hence Government is pleased to issue the following directive under Section 154 of the Maharashtra Regional and Town Planning Act, 1966.

"All the Corporations (except BrāhanMumbai Municipal Corporation) shall initiate a proposal of modification under Section 37 of the Maharashtra Regional and Town Planning Act, 1966 to incorporate a provision in the Development Control Regulations at suitable place as follows:

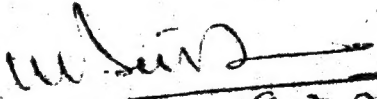
The area of one room for installation of telephone connectors as per the requirements

of the Department of Telecommunication or the companies authorised on that behalf but not exceeding 20 sqm per building with the written permission of the Commissioner, can be permitted free of FSI.

Where similar provision is already existing in the DC Regulations, the said provision can be made operative to the companies to whom valid licence is issued by the Department of Telecommunication."

The above decision shall come into force with immediate effect, pending decision on the proposal of modification under Section 37 of the Act.

By order and in the name of the Governor of Maharashtra

  
(A. C. Sinha) 9.7.96  
Additional Chief Secretary

Copy to:

All Divisional Commissioners.  
Director of Town Planning, Pune.  
All Deputy Directors of Town Planning.